

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-310019.0000
B16

RES
2023

sale

Eff Rate:- 43.64 — 49.77 — 49.60 — 43.46 — a/r

| | |
|--------------------------|--------------------------------|
| 2020 CLAYBAUGH ERIN DENE | 2015-01-09 |
| 2021 CLAYBAUGH ERIN DENE | 2015-01-09 |
| 2022 CLAYBAUGH ERIN DENE | 2015-01-09 |
| 2023 CLAYBAUGH ERIN DENE | 2015-01-09 PT NE 1/4 S31 .631A |
| 12674 SR 309 | 2FD |
| KENTON OH 43326 | \$125,000 07.0-05-31-019 |

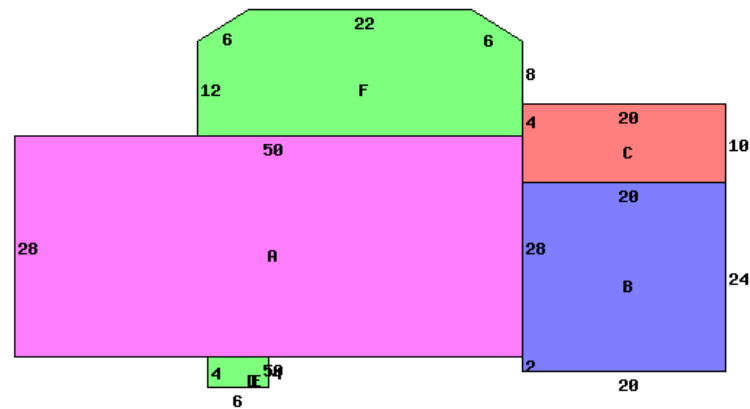
| | | | | | |
|------------|---------|---------|---------|---------|---------|
| Tax Year | 2020 | 2021 | 2022 | 2023 | CAMA |
| Prop Cls | 511 | 511 | 511 | 511 | 511 |
| Acres | .6300 | .6300 | .6300 | .6300 | |
| Land100% | 9830 | 9830 | 9830 | 14030 | 14040 |
| Bldg100% | 129370 | 129370 | 129370 | 152460 | 152460 |
| Totl100% | 139200t | 139200t | 139200t | 166490t | 166500t |
| Cauv100% | | | | | |
| Tax Value: | | | | | |
| Land 35% | 3440 | 3440 | 3440 | 4910 | 4910 |
| Bldg 35% | 45280 | 45280 | 45280 | 53360 | 53360 |
| Totl 35% | 48720t | 48720t | 48720t | 58270t | 58270t |
| Hmstd35% | | | | | |
| Owner Oc | 46.36 | 46.00 | 46.00 | 49.90 | |
| Hmstd RB | | | | | |
| Net Tax | 1894.42 | 2194.92 | 2186.64 | 2282.98 | |
| Sp-Asmnt | 28.81 | 28.82 | 28.81 | 28.81 | |

| | | | | | | | |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
| 1 B | F | M | | 1400 | | | |
| | F2 | G | | 480 | 11520 | b | GRAGE |
| 1 | F/C | A | | 200 | | c | ADDTN |
| | STP | P | | 24 | 100 | d | PORCH |
| | CAN | P | | 24 | 190 | e | PORCH |
| | DK | P | | 492 | 7380 | f | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:blgd |
|-------|----|------------|---------------------------|---------------|--------|---------|---------|
| 14 | 2 | 2015-01-09 | CLAYBAUGH ERIN DENE | 2FD | 125000 | 8200 | 92460 |
| 17 | 2 | 2015-01-09 | BROCKLESBY HAROLD L TRUST | 2MT * | 0 | 8200 | 92460 |
| 537 | 2 | 2002-12-18 | BROCKLESBY HAROLD L & VI | 2QC * | 0 | 6230 | 83830 |
| 426 | 2 | 1993-05-19 | BROCKLESBY HAROLD L & VI | 2WD | 70000 | 0 | 50800 |
| 654 | 1 | 1990-08-14 | | 1UN * | 63000 | 0 | 50800 |
| 713 | 1 | 1988-08-30 | | 1WD | 56000 | 0 | 50800 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|-------|-------|---------|
| 2019 | 3280 | 36170 | 39450 | 1471.88 |
| 2018 | 3280 | 36170 | 39450 | 1473.46 |

| project | ben acres | / % | factor |
|----------------------------------|-----------|-----|---------|
| 902 MAIN DISTRICT CONSERVANCY | | | XA/2023 |
| 500 HARDIN COUNTY LANDFILL | | | XA/2023 |
| 251 PFISTER #909 BLANCHARD RIVER | | | XA/2023 |
| 252 OATES #1011 BLANCHARD RIVER | | | XA/2023 |
| 921 BLANCHARD RIVER MAINT | | | XA/2023 |



12674 SR 309 43326

| Occupancy | 1 Single Family | *DWELLING COMPUTATIONS |
|-----------------|-----------------|----------------------------|
| Story Height | 1 | Sq-Ft Value |
| Floor Level | Main | FRAME 1600 125710 |
| | Basement | 1400 25910 |
| | Subtotal | 151620 |
| Shingle | Roof | HIP |
| | B 1 2 U A | |
| Plaster/Drywall | X | Air Conditioning 2830 |
| Unfinished Wall | X | Plumbing 1400 |
| Floor/Hardwood | X | Garages and Carports 11520 |
| Floor/Carpet | X | Extra Features 7670 |
| Number of Rooms | 1 7 | Total Value 175040 |
| Bedrooms | 3 | |
| Central Heat | A | PUB ELECTRIC |
| FORCED AIR | | PUB GAS |
| Central A/C | A | PRIV WATER |
| Plumbing | | PRIV SEWER |
| Standard | 1 | PUB PAVED ST/RD |
| Extra 2 Fixture | 1 | Neighborhood: |
| | | Code: 3300 |
| | | Dwl/Gar/NC% 1.3400 |

| Bldg Type | SHB+Cons | DixHt | Area | Unit | Grade | Blt/Renov | Replace | Phy | Fnc | True |
|------------|----------|-----------|-------|--------|--------|-----------|----------|-------|-----|-------|
| 1 DWELLING | 1 B F | FtxFt | 1600 | Rate | C | 1964GD | 175040 | .35 | Dpr | Value |
| homesite | acres/ | effective | depth | depth | actual | effective | extended | true | | |
| | frontage | frontage | depth | factor | rate | rate | value | value | | |
| | .6300 | | | | 18000 | 18000 | 14040 | 14040 | | |

Call Back:

Sign: PSN Date: 2015-11-13 Lister:

33-310019.0000-v082020R